

167.A

0002

0176.1

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

538,500 /

538,500

USE VALUE:

538,500 /

538,500

ASSESSED:

538,500 /

538,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
176		PARK AVE, ARLINGTON

OWNERSHIP

Unit #: 1

Owner 1:	CASTILLO ROBERT
Owner 2:	
Owner 3:	

Street 1: 176 PARK AVE UNIT 1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: YANOFSKY LAURE Z -

Owner 2: -

Street 1: 176 PARK AVE UNIT 1

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1922, having primarily Wood Shingle Exterior and 1179 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7305																

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
102		0.000	535,200	3,300		538,500			
Total Card		0.000	535,200	3,300		538,500	Entered Lot Size		
Total Parcel		0.000	535,200	3,300		538,500	Total Land:		
Source: Market Adj Cost				Total Value per SQ unit /Card: 456.74	/Parcel: 456.7		Land Unit Type:		

Total Card / Total Parcel
538,500 / 538,500
538,500 / 538,500
538,500 / 538,500



PATRIOT
Properties Inc.

!15976!

PRINT

Date	Time
12/11/20	05:38:15

LAST REV

Date	Time
03/30/20	08:09:16

danam

15976

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

Grantor		Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
YANOFSKY LAURE		66314-222		10/30/2015		469,000	No	No		
WRIGLEY ALAN A/		59191-586		5/30/2012		371,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
2/11/2020	216	Solar Pa	9,650	C				

ACTIVITY INFORMATION

Date	Result	By	Name
10/10/2018	Measured	DGM	D Mann
5/20/2013	NEW CONDO	BR	B Rossignol
8/30/2012	MLS	EMK	Ellen K

Sign:

VERIFICATION OF VISIT NOT DATA

/ / /

Total AC/Ha: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc: CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

